

# Local Market Update – July 2020

A Research Tool Provided by Iowa Association of REALTORS®



## Cherokee County

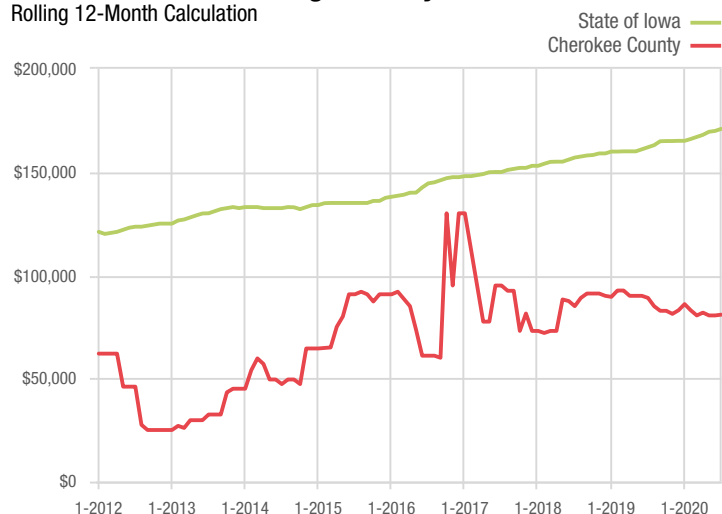
Single-Family Detached	July			Year to Date		
Key Metrics	2019	2020	% Change	Thru 7-2019	Thru 7-2020	% Change
New Listings	24	22	- 8.3%	124	98	- 21.0%
Pending Sales	14	17	+ 21.4%	103	89	- 13.6%
Closed Sales	14	13	- 7.1%	99	70	- 29.3%
Days on Market Until Sale	135	80	- 40.7%	126	117	- 7.1%
Median Sales Price*	\$75,750	\$80,000	+ 5.6%	\$84,000	\$80,000	- 4.8%
Average Sales Price*	\$91,914	\$93,973	+ 2.2%	\$101,766	\$99,253	- 2.5%
Percent of List Price Received*	92.9%	94.7%	+ 1.9%	93.0%	94.7%	+ 1.8%
Inventory of Homes for Sale	75	47	- 37.3%	—	—	—
Months Supply of Inventory	5.8	3.9	- 32.8%	—	—	—

Townhouse-Condo	July			Year to Date		
Key Metrics	2019	2020	% Change	Thru 7-2019	Thru 7-2020	% Change
New Listings	1	0	- 100.0%	3	2	- 33.3%
Pending Sales	0	0	0.0%	0	1	—
Closed Sales	0	0	0.0%	1	1	0.0%
Days on Market Until Sale	—	—	—	13	415	+ 3,092.3%
Median Sales Price*	—	—	—	\$135,000	\$50,000	- 63.0%
Average Sales Price*	—	—	—	\$135,000	\$50,000	- 63.0%
Percent of List Price Received*	—	—	—	93.1%	68.5%	- 26.4%
Inventory of Homes for Sale	4	4	0.0%	—	—	—
Months Supply of Inventory	2.7	4.0	+ 48.1%	—	—	—

\* Does not account for seller concessions; % Change may be extreme due to small sample size.

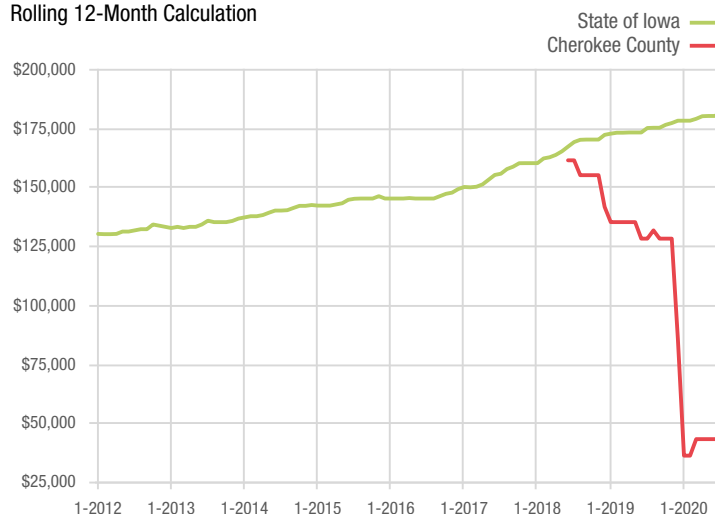
### Median Sales Price - Single-Family Detached

Rolling 12-Month Calculation



### Median Sales Price - Townhouse-Condo

Rolling 12-Month Calculation



A rolling 12-month calculation represents the current month and the 11 months prior in a single data point. If no activity occurred during a month, the line extends to the next available data point.